

**District IV Advisory Board
Meeting Minutes
October 6, 2004**
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The **District IV Advisory Board Meeting** was held at 7:00 p.m. at the Stanley Neighborhood Center. In attendance were ten (10) District Advisory Board members, ten (10) staff and approximately twenty two (22) citizens with nine (9) signing in.

Members Present

Jim Benton
Jerry McGinty
Marjorie Griffith
Joshua Blick
Damon Burrows
Ed Koon
Tom Englemann
Michael Gisick
Doug Leeper
Mary Cockburn
Council Member Paul Gray

Staff Present

Officer Stevens, Police
Officer Busher, Police
Officer Mallard, Police
Randy Sparkman, OCI
Deb Legge, OCI
Larry Foos, Parks and Recreation
David McGuire, Parks and Recreation
Ron Setchell, Parks and Recreation
Jess McNeely, Planning
Brandon Kauffman, City Manager's Office

Members Absent

Guests

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Order of Business

Call to Order

The meeting was called to order at 7:00 p.m.

Jerry McGinty (Benton) moved to approve the agenda for the September 1, 2004 meeting. The motion passed 10-0.

Jerry McGinty (Benton) moved to approve the minutes for the August 4, 2004 meeting. The motion passed 10-0.

Scheduled Items

Patsy Ellis, City Clerks Office was present to swear in new DAB members.

Public Agenda

The Public Agenda allows members of the public to present matters to the District Advisory Board. Each presentation is limited to a period of five minutes unless extended by the Board.

There were no public agenda items.

Staff Presentations

Community Police

Officer Stevens, Beat 27, stated that there has been an increase in auto vandalisms in his beat. The business security alert system has worked very well and they are now looking to expand this to the Old Town area.

Officer Busher, 28 Beat, stated that she is the new CP Officer for the 28 beat and has come from the Old Town area. She will still be assisting in the Old Town area temporarily and then will work with 28 beat full time.

Officer Mallard, 14 beat, stated that theft reports have increased in the area so police have started a campaign in the area to educate people on how to decrease theft incidents.

Action: Receive & File

Conditional Use for Outdoor Vehicle and Equipment Sales

Council Member Gray removed item number 6 from the agenda because it was not within the boundaries of District IV.

Downtown Arena

Steve Shoud, volunteer for Downtown Arena campaign, stated that he originally was an opponent of the downtown arena but after examining the facts, he decided to volunteer his time in the campaign. Stated that the push began when the Wichita Business Journal thought that if the County Commission was going to spend \$55 million on the Coliseum then they should seriously consider a downtown area.

Shoud stated that renovating the arena in the long run would cost taxpayers \$123 million in property taxes over a twenty-year period. Whereas the downtown area tax would be paid for in three years and all the money would be collected up front before the arena was built. The downtown arena would also keep dollars in the community by encouraging people to use the Water Walk development and Old Town instead of people that go home directly from the Coliseum. The arena would also be a good investment for downtown.

Council Member Gray asked if the County Commissioners have identified funds for the coliseum improvements. Shoud stated that the funds would more than likely come from an increase in the property tax rates. This would amount to \$6.1 million per year for 20 years to pay off the general obligation bonds that would be issued for the project.

Tom Engelmann, asked what they would do with the existing facilities if the downtown arena was built. **Shoud** stated that \$9.1 million from the sales tax would refurbish the pavilion buildings to bring up to ADA code. The brick brown arena, which was primarily built for dirt shows would more than likely return to its agricultural roots.

A citizen asked if the arena would end up being subsidized. **Shoud** stated that the current arena has been profitable so he would not foresee the downtown arena running in the red.

A citizen asked if the sales tax will be temporary? **Shoud** stated that the sales tax would run for 30 months if approved by the voters.

Mary Cockburn asked how much of the sales tax would be generated from out of town. **Shoud** stated that it is estimated that \$45 million would be generated from out of town sales.

Office of Central Inspection

Randy Sparkman, OCI, stated that he is the zoning, licensing, and sign supervisor for the Office of Central Inspection. His area of concern is primarily with commercial zone issues, complaints for illegal businesses, work with developers on zoning issues, and commercial businesses regarding signs.

Deb Legge, OCI, stated that she is the supervisor for the neighborhood inspectors for the Office of Central Inspection. Their primary areas of concern are dealing with such issues as blighted houses or RV's, graffiti and neighborhood cleanups. This year the Office of Central Inspections has completed 85 neighborhood cleanups, which averages 2-3 every weekend.

Osage Water Park Design Options

Larry Foos, Parks and Recreation, stated that there are three different design options for the spray park that is to be located in Osage park. The spray parks are pads of concrete with a broom finish that have different elements incorporated into each of the potential designs. The funding is currently in the Capital Improvements Plan (CIP) and includes \$400,000 for the Osage fountain, which is scheduled for 2004. The firms presented the three designs for the DAB to consider.

Joshua Blick asked if there would be a limit on the number of children at the fountain. **Foos** stated that the number of children utilizing the fountains tends to balance out and there will be no staff person available to monitor the amount of kids. Blick asked if there were any plans for future expansion. **Foos** stated that these have not been incorporated into the designs.

Jim Benton stated that he was concerned about children slipping and falling. **Foos** stated that they have not had any problems with the Riverside spray feature since the focus is on the spray themselves there is less running. **Benton** asked how long it would be open. **Foos** stated that they ran on a timer.

Benton asked if there would be access control so kids that skateboard or bike will not tear up the features. **Foos** stated that they will utilize the landscaping to limit the amount of use by skateboards and bikes.

Doug Leeper asked if there was anyway to monitor the area. **Foos** stated that there are no plans to staff the spray feature.

The DAB members voted for the third option by a vote of five (5) for number three, four votes for number one, and one vote for number two.

Council Member Gray asked that the globe feature be utilized in one part of the sections.

The DAB member voted for option B by a vote of six (6) for b, three (3) votes for A, and one (1) vote for C.

Zone Change to Office Warehouse

Jess McNeely, Planning Department, stated that the applicant is requests Office Warehouse zoning, which would change from Single Family Residential, for an office and warehouse use at a converted fire station. Staff recommended that the request be approved subject to dedication of 20 feet of right of way on West MacArthur Road.

DAB members expressed their concern about the city selling the property to Mr. Pauly and then requiring him to give it back to the city for right of way easement. They did not feel that this was good policy for the city to conduct in such a manner.

McGinty (Benton) moved to recommend approval of the zone change without 20 foot recommended right of way easement. The vote passed 10-0.

Zone Change to Limited Commercial

Jess McNeely, Planning Department, stated that the current site has remained vacant for a number of years under the GO zoning and changing to limited commercial would allow for a wider range of uses. The lot currently has a curb cut located on Seneca avenue that is not in conformance with the updated Access Management Policy. Staff recommends that the request be approved subject to dedication of complete access control along Seneca.

John Tasset, agent for the contract purchaser, stated that they are opposed to dedicating the entrance off of Seneca to the city due to the limited amount of traffic the business will generate. The property owners are also concerned about having a Seneca address but having no access off of Seneca.

DAB Members expressed their support for disregarding the dedication of access off of Seneca based upon the following reasons: length of neighborhood residential block,

exceptions have been made previously, loading docks for battery supply store block Patterson street, which would complicate entrance to the business.

McGinty (Benton) moved to recommend approval of the zone change with access off of Seneca and Patterson. The vote passed 9-1.

Board Agenda

Joshua Blick stated that he had a chance to recently attend a President's Council session and thought that it was a great program and encouraged everyone to attend.

Jerry McGinty stated that the Southwest Neighborhood Association had 50 people in attendance at their last meeting. Delano has also elected a new president, Wayne Wells a former DAB member.

The meeting adjourned at 9:20 p.m.

The next meeting if scheduled for 7:00 pm November 3, 2004 at Stanley-Aley NCH.]

Respectfully Submitted,

**Brandon Kauffman
Neighborhood Assistant District IV**

Guests

Caryle and Done Weinberg
Norm Terry
Lonny Wright
John Olsthoorn
B Eisenman
Jade Liska
Bill Shively
Steve Shoud

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